

AGENDA

FLATHEAD COUNTY BOARD OF ADJUSTMENT

May 05, 2020

Due to the Stay-at-Home Directive from Governor Bullock due to the global outbreak of COVID-19, the Flathead County Planning & Zoning Office will not be holding public meetings at our regular venue. The regular meeting of the **Flathead County Board of Adjustment will be held May 5, 2020 beginning at 6:00 P.M., remotely via WebEx.**

Individuals who wish to make public comments are encouraged to send in comments via email prior to the meeting (send to planning.zoning@flathead.mt.gov) and they will be read into the public record. To access the meeting and give oral comment, please follow the instructions below.

To join the audio conference meeting:

- *Call 1-650-479-3208*
- *Use the following Event Number: 281 792 188 #*

*Further instructions for commenting will be given orally during the meeting.
You can join the event starting at 6:00 p.m. on May 5, 2020*

The Agenda for the meeting will be:

A. Call to order and roll call.

B. Approval of the December 03, 2019 minutes

C. Election of officers

D. Public comment on public matters that is within the jurisdiction of the Board (2-3-103 M.C.A.)

E. The Board will hold public hearings on the following agenda items. Following the public hearings, Board discussion, and the adoption of findings of fact, the Board may make a decision on the requests.

1. **FCU-20-02** A request by Ryan Remington on behalf of Randal Remington for a conditional use permit for a Manufactured Home Park that will include 13 spaces within the Willow Glen Zoning District. The applicant is proposing shared well and septic system for the lots and access would be from Willow Glen Drive. The property is located at 616 Willow Glen Drive.
2. **APPEAL 20-01** An appeal by Nathan & Dianna Keane regarding a decision made by the Zoning Administrator determining that the denial of an Administrative Conditional Use Permit (FACU-19-41) on January 15, 2020 for short-term rental housing did not take into account all the pertinent factors related to the decision. The property is located at 712 Echo Lake Road, on Deer Island, Bigfork, MT within the Echo Lake Zoning District. The property is zoned SAG-5 (Agricultural), and contains approximately 0.78 acres.
3. **FCU-20-04** ~~A request by Rob Koelzer, Schellinger Construction Company, for Section 16 Family Limited Partnership to modify a condition of approval of FCU 05-07. The condition requested to be modified is to allow the operation of a concrete and/or asphalt batch plant on an existing gravel extraction operation located at 3427 Farm to Market Road. The property contains approximately 160 acres and can be described as the northwest quarter of Section 16, Township 29 North, Range 22 West, P.M.M. Flathead County, Montana.~~ **POSTPONED TO JUNE 2, 2020** – This agenda item will be reviewed by the West Valley Land Use Advisory Committee in May (meeting date and location to be determined and posted at a later date.)

F. Old Business

G. New Business

H. Adjournment

Information and documents pertaining to the above requests are on file in the Flathead County Planning & Zoning Office, 40 11th Street West, Ste 220, Kalispell, MT 59901, and may be reviewed during regular office hours, or you may call (406) 751-8200 for more information.

All decisions made by the Board of Adjustment are considered final actions. Interested parties are encouraged to attend the meeting to make their views or concerns known to the Board.

Written comments are strongly encouraged and should be received by the Flathead County Planning & Zoning Office, no later than 5:00 pm, May 05, 2020.

Persons with a disability may request a reasonable accommodation by contacting Elaine Nelson at the Flathead County Commissioner's Office at 758-5503 or TTY (800) 335-7592, or call Montana Relay at 711. Requests should be made as early as possible to allow time to arrange the accommodation.